

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Adams County Consortium

State: CO

PJ's Total HOME Allocation Received: \$13,843,241

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**	
					Group	B Overall
Program Progress:			PJs in State: <u>11</u>			
% of Funds Committed	<u>88.85</u> %	<u>93.61</u> %	<u>11</u>	<u>91.92</u> %	<u>34</u>	<u>30</u>
% of Funds Disbursed	<u>87.47</u> %	<u>87.24</u> %	<u>8</u>	<u>82.65</u> %	<u>70</u>	<u>66</u>
Leveraging Ratio for Rental Activities	<u>4.43</u>	<u>7.94</u>	<u>1</u>	<u>4.67</u>	<u>100</u>	<u>100</u>
% of Completed Rental Disbursements to All Rental Commitments***	<u>82.94</u> %	<u>91.32</u> %	<u>8</u>	<u>81.09</u> %	<u>28</u>	<u>28</u>
% of Completed CHDO Disbursements to All CHDO Reservations***	<u>81.56</u> %	<u>72.68</u> %	<u>5</u>	<u>68.72</u> %	<u>75</u>	<u>70</u>
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	<u>83.21</u> %	<u>82.89</u> %	<u>8</u>	<u>79.93</u> %	<u>52</u>	<u>48</u>
% of 0-30% AMI Renters to All Renters***	<u>37.23</u> %	<u>46.93</u> %	<u>9</u>	<u>44.94</u> %	<u>35</u>	<u>34</u>
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	<u>97.08</u> %	<u>97.19</u> %	<u>7</u>	<u>94.87</u> %	<u>36</u>	<u>38</u>
Overall Ranking:			In State: <u>8</u> / <u>11</u>		Nationally: <u>59</u> / <u>60</u>	
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	<u>\$27,050</u>	<u>\$17,269</u>		<u>\$25,717</u>	<u>137</u> Units	<u>15.10</u> %
Homebuyer Unit	<u>\$7,534</u>	<u>\$6,934</u>		<u>\$14,669</u>	<u>487</u> Units	<u>53.80</u> %
Homeowner-Rehab Unit	<u>\$15,686</u>	<u>\$19,402</u>		<u>\$20,391</u>	<u>184</u> Units	<u>20.30</u> %
TBRA Unit	<u>\$4,614</u>	<u>\$2,747</u>		<u>\$3,201</u>	<u>97</u> Units	<u>10.70</u> %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

*** - This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Adams County Consortium CO

Total Development Costs:
(average reported cost per unit in HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$20,822	\$84,399	\$15,845
State:*	\$78,862	\$86,370	\$19,983
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 0.5 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.94

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	62.2	53.2	56.8	49.5
Black/African American:	1.5	2.7	3.3	4.1
Asian:	0.0	1.2	0.5	1.0
American Indian/Alaska Native:	0.0	2.3	1.1	0.0
Native Hawaiian/Pacific Islander:	0.0	0.4	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.2	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.2	0.0	0.0
Asian/Pacific Islander:	0.7	1.2	0.5	0.0

HOUSEHOLD TYPE:

	Rental %	Homebuyer %	Homeowner %	TBRA %
Single/Non-Elderly:	10.4	21.8	20.8	10.3
Elderly:	54.8	0.8	45.9	2.1
Related/Single Parent:	15.6	26.9	14.2	69.1
Related/Two Parent:	8.9	43.5	17.5	17.5
Other:	10.4	7.0	1.6	1.0

ETHNICITY:

Hispanic	35.6	38.6	37.7	45.4
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HOUSEHOLD SIZE:

1 Person:	65.9	19.7	38.3	12.4
2 Persons:	14.8	18.3	29.5	17.5
3 Persons:	12.6	24.4	13.1	35.1
4 Persons:	6.7	19.5	9.8	22.7
5 Persons:	0.0	10.1	4.4	6.2
6 Persons:	0.0	6.2	3.3	6.2
7 Persons:	0.0	1.4	1.6	0.0
8 or more Persons:	0.0	0.4	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	34.1	0.2 [#]
HOME TBRA:	0.7	
Other:	14.1	
No Assistance:	51.1	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Adams County Consortium State: CO

Group Rank: 59
(Percentile)

State Rank: 8 / 11 PJs

Overall Rank: 60
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	82.94	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	81.56	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	83.21	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	97.08	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	1.81	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

